



A BILL FOR AN ORDINANCE

TO REZONE LAND SITUATED AT HONOULIULI, OAHU, HAWAII.

BE IT ORDAINED by the People of the City and County of Honolulu:

SECTION 1. Zoning Map No. 12, Ordinance 86-114, and Zoning Map No. 13, Ordinance 86-115, are hereby amended as follows: Land situated at Ewa, Oahu, Hawaii hereinafter described, is hereby rezoned from the AG-1 Restricted Agricultural District to the R-3.5 Residential District, A-2 Medium-Density Apartment District (with 40- and 65-foot height limits), AMX-2 Medium-Density Mixed Use Apartment District (with 40- and 65-foot height limits), B-1 Neighborhood Business District, B-2 Community Business District (with a 60-foot height limit), BMX-3 Community Business Mixed Use District (with a 90-foot height limit), IMX-1 Industrial-Commercial Mixed Use District (with a 60-foot height limit), and P-2 General Preservation District. The boundaries of said Districts shall be described as shown on the map attached hereto, marked "Exhibit A" and made a part hereof, and further identified as Tax Map Keys 9-1-017:004 (por.), 059 (por.), and 072 (por.); 9-1-018:001 (por.) and 004 (por.).

SECTION 2. A Unilateral Agreement marked "Exhibit B" is by reference incorporated herein and made a part hereof.



CITY COUNCIL
CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII

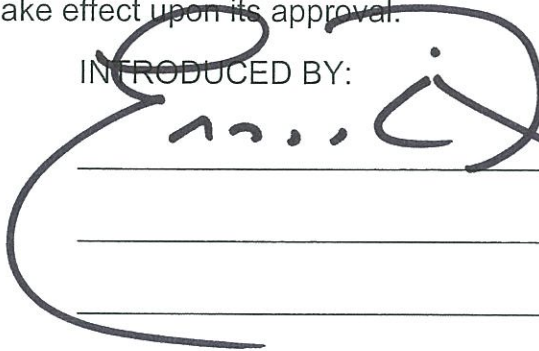
ORDINANCE _____

BILL 3 (2015)

A BILL FOR AN ORDINANCE

SECTION 3. This ordinance shall take effect upon its approval.

INTRODUCED BY:


_____ (br)

DATE OF INTRODUCTION:

FEB 2 2015

Honolulu, Hawaii

Councilmembers

APPROVED AS TO FORM AND LEGALITY:

Deputy Corporation Counsel

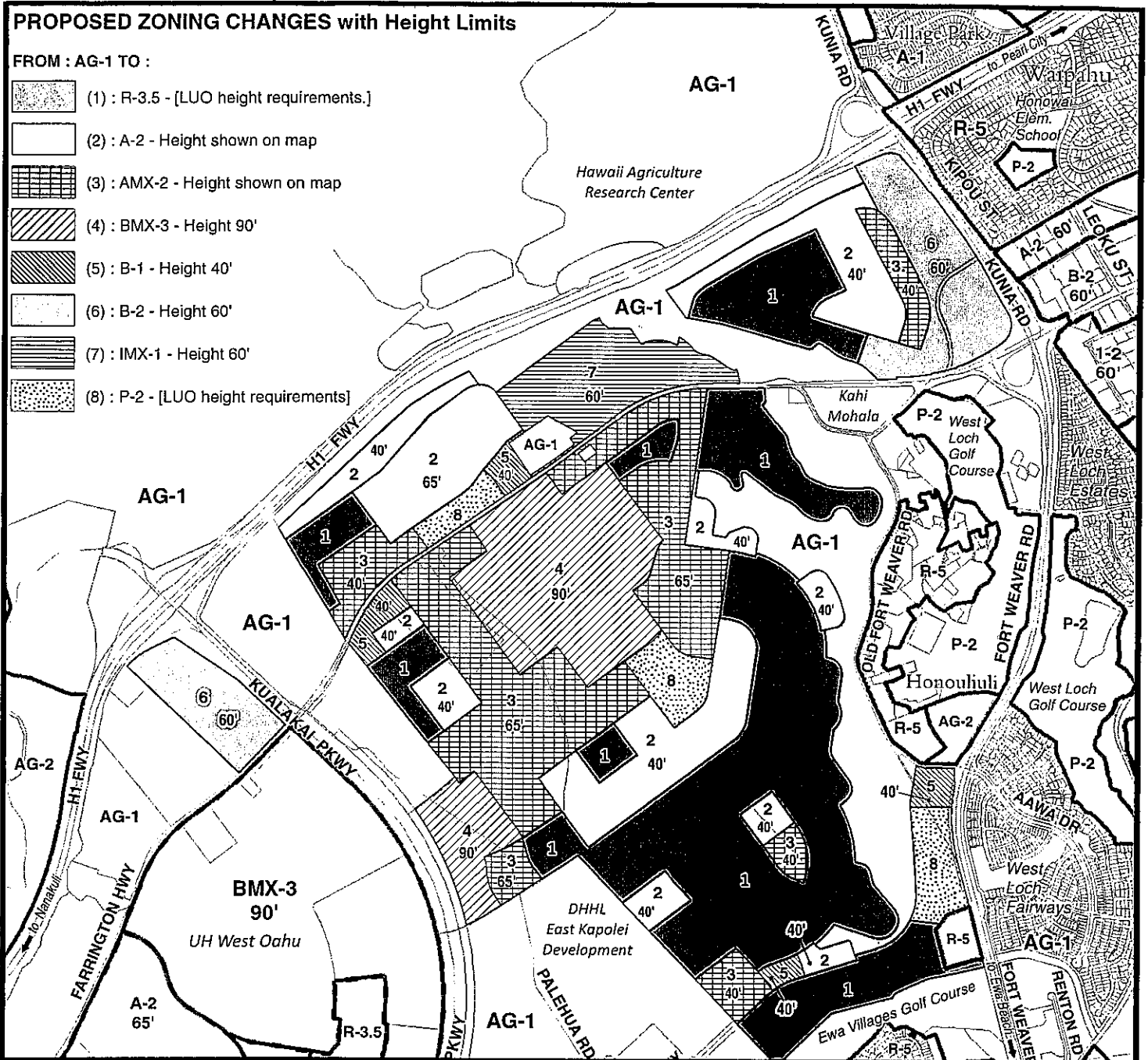
APPROVED this _____ day of _____, 20 _____.

KIRK CALDWELL, Mayor
City and County of Honolulu

PROPOSED ZONING CHANGES with Height Limits

FROM : AG-1 TO :

- (1) : R-3.5 - [LUO height requirements.]
- (2) : A-2 - Height shown on map
- (3) : AMX-2 - Height shown on map
- (4) : BMX-3 - Height 90'
- (5) : B-1 - Height 40'
- (6) : B-2 - Height 60'
- (7) : IMX-1 - Height 60'
- (8) : P-2 - [LUO height requirements]



PORTION OF EXISTING ZONING MAP # 12 (EWA BEACH - IROQUOIS POINT) & ZONING MAP # 13 - (MAKAKILO)

Land situated South of the H-1 Freeway adjacent to Kualakai Parkway, between Kunia Road and the Old Fort Weaver Road and ending North of the Ewa Villages Golf Course.

APPLICANT:

D. R. HORTON - SCHULER HOMES, LLC

TAX MAP KEY(S):

9-1-017: 004 (por.), 059 (por.), and 072 (por.)
9-1-018: 001 (por.), and 004 (por.)

FOLDER NO.:

2014/Z-5

LAND AREA:

1,289 Acres (Approx.)

PREPARED BY:

DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU

PUBLIC HEARING:

PLANNING COMMISSION

CITY COUNCIL

2014/Z-5



0 1,000 2,000
1 INCH = 2000 FEET

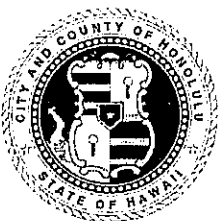


EXHIBIT B

DRAFT UNILATERAL AGREEMENT INCORPORATING THE CONDITIONS RECOMMENDED BY THE DPP IN THE DIRECTOR'S REPORT

To be prepared by the Applicant and submitted to the Council